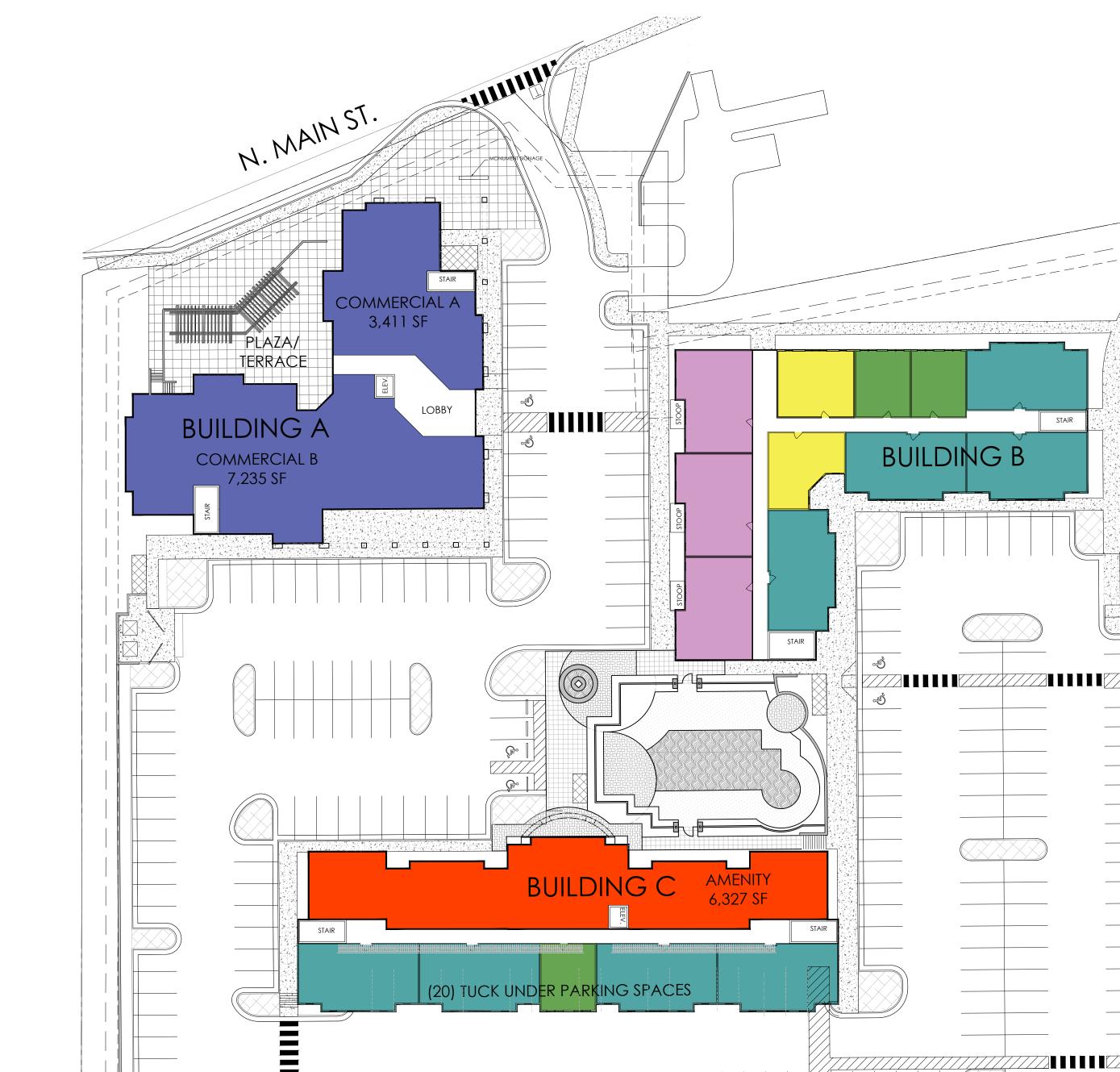
								·				
IFIII												
BSB												
DESIGN												
2019.09.18												
1310 NORTH MAIN APARTMENTS 3&4-STORY - TYPE VA CONSTRUCTION	VAVITH CONANAEDCIAL	SHELL SDACE										
BUILDING A, B, C, & D	WITH COMMERCIAL	. SHELL SPACE										
BOILDING A, B, C, & D	#Bedrooms/											
UNIT TYPE	#Bathrooms	Size in Net HSF	# Units	# of Bedrooms	Total Net HSF	BUILDING A	UNIT TYPE	LEVEL 1	LEVEL 2	LEVEL 3	LEVEL 4	TOTALS
A1	1/1	644	22	22	14,168		A1					0
B1 INSIDE CORNER	2/2	828	16	32	13,248		B1		1	1	1	3
B2	2/2	898	20	40	17,960		B2		1	1	1	3
C1	3/3	1,276	21	63	26,796		C1		3	3	3	9
D1	4/4	1,339	50	200	66,950		D1		4	4	4	12
TOTALS			129 Unit Avg SF/Unit	357	139,122 1,078			0 0	9 29	9 29	9 29	27 87
Bedroom Avg SF/Bed 390									23	2.9	23	8/
UNIT MIX			beardonn Avg 31	J	330	BUILDING B	UNIT TYPE	LEVEL 1	LEVEL 2	LEVEL 3	LEVEL 4	TOTALS
	# Units	Unit %	# Bedrooms	Bed %			A1		2	2	2	6
		-					B1	1	1	1	1	4
1-bed	22	17.05%	22	6.16%			B2		1	1	1	3
2-bed	36	27.91%	72	20.17%			C1	3	3	3	3	12
3-bed	21	16.28%	63	17.65%			D1	3	4	4	4	15
4-bed	50	38.76%	200	56.02%				7	11	11	11	40
	129	100.00%	357	100.00%				23	31	31	31	116
BUILDING AREA						BUILDING C	UNIT TYPE	LEVEL 1	LEVEL 2	LEVEL 3	LEVEL 4	TOTALS
		12969	SE	51,876	SE.	DOILDING C	A1	1	1	1	1	4
BUILDING B GROSS SF	l l	14319		53,741			B1	-		-		0
BUILDING C GROSS SF		13980		55,920	10 to a contract of the contra		B2		2	2	2	6
TOWNHOMES GROSS SF		9878		29,634			C1					0
TOTAL GROSS SF				191,171	SF		D1	4	5	7	7	23
								5	8	10	10	33
NET HEATED UNITS				139,122				17	25	33	33	108
NET HEATED AMENITY BUILDING C				6,327								
BUILDING A COMMERCIAL LEVEL 1 SF (COM.A & COM. B) 10646 SF			10,646	The second secon	TOWNHOMES	UNIT TYPE	LEVEL 1	LEVEL 2	LEVEL 3	LEVEL 4	TOTALS	
TOTAL NET HEATED SF (INCLUDES AMENITY AND COMMERCIAL SPACES)			156,095			TH B	12				12	
BUILDING EFFICIENCY				81.65%			TH C1	9				9
							TH C2	8				8
												0
								20				29
										(1)	n	
								29 75	0 I 0	0 0	0 0	75



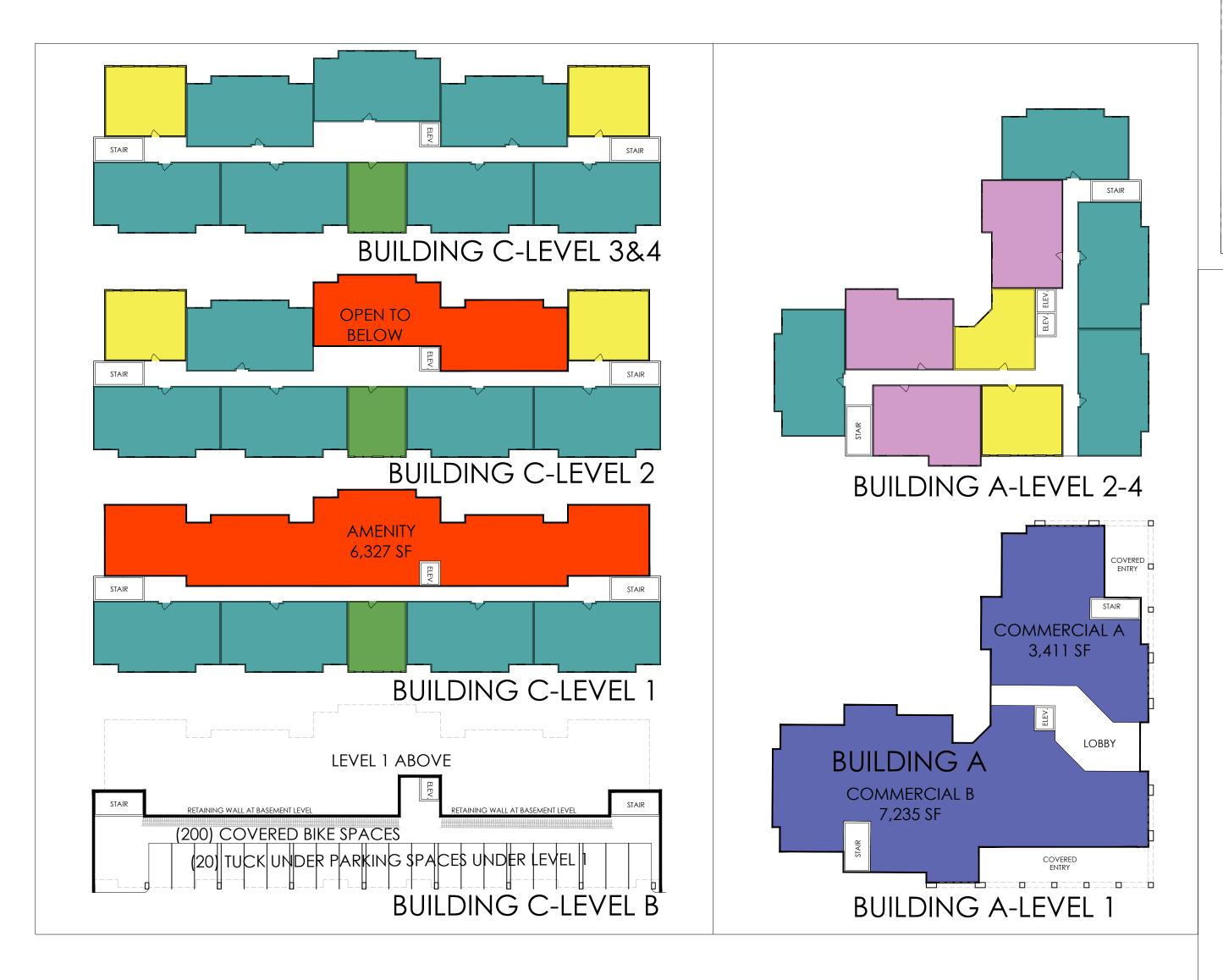
1310 N. MAIN SITE DATA 7-1-19 BUILDING A - 3-ST. TYPE 5 OVER COMMERCIAL 10,646 COMMERCIAL SF LEVEL 1 (6) 2 BED UNITS - (12) BEDS (9) 3 BED UNITS - (27) BEDS (12) 4 BED UNITS - (48) BEDS (27) UNITS (87) BEDS BUILDING B - 3-ST. TYPE 5 OVER BASEMENT (6) 1 BED UNITS - (6) BEDS (7) 2 BED UNITS - (14) BEDS (12) 3 BED UNITS - (36) BEDS (15) 4 BED UNITS - (60) BEDS (40) UNITS (116) BEDS

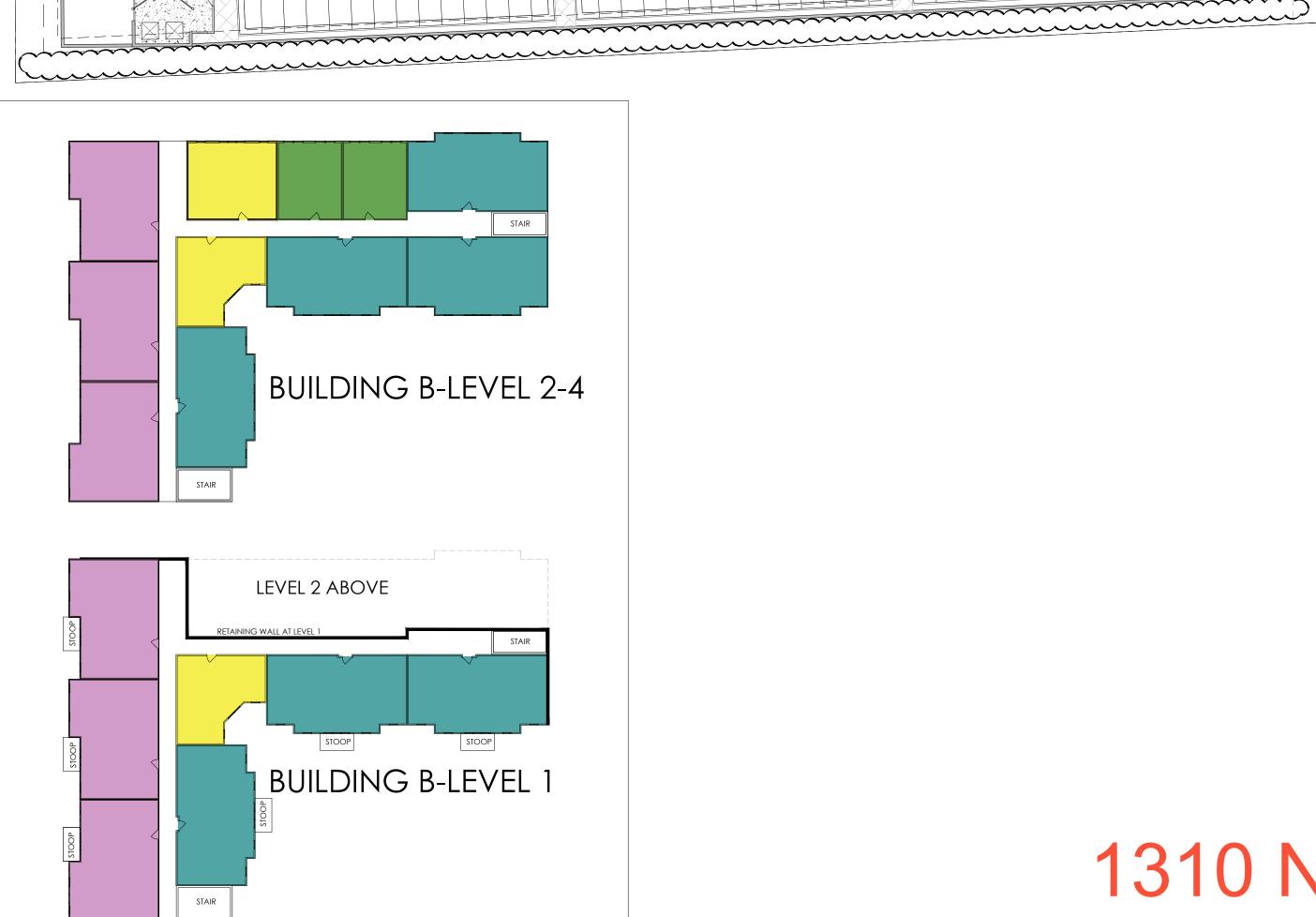
BUILDING C - 4-ST. TYPE 5 OVER TUCK-UNDER PARKING 6,327 SF AMENITY LEVEL 1

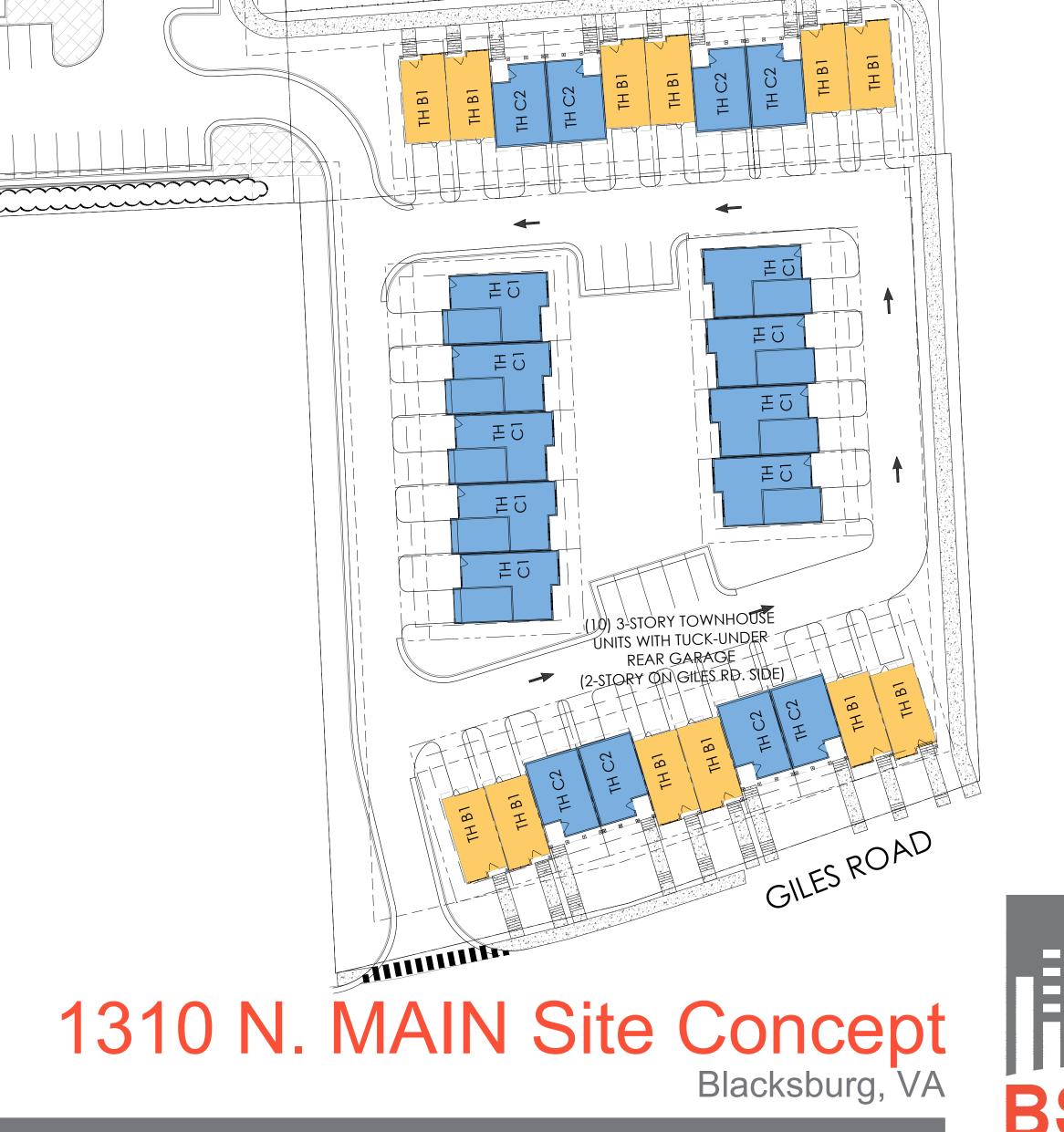
(4) 1 BED UNITS - (4) BEDS (6) 2 BED UNITS - (12) BEDS (23) 4 BED UNITS - (92) BEDS (33) UNITS (108) BEDS

TOWNHOMES -

(12) 2 BED TH UNITS - (24) BEDS (17) 3 BED TH UNITS - (51) BEDS (29) TH UNITS (75) BEDS



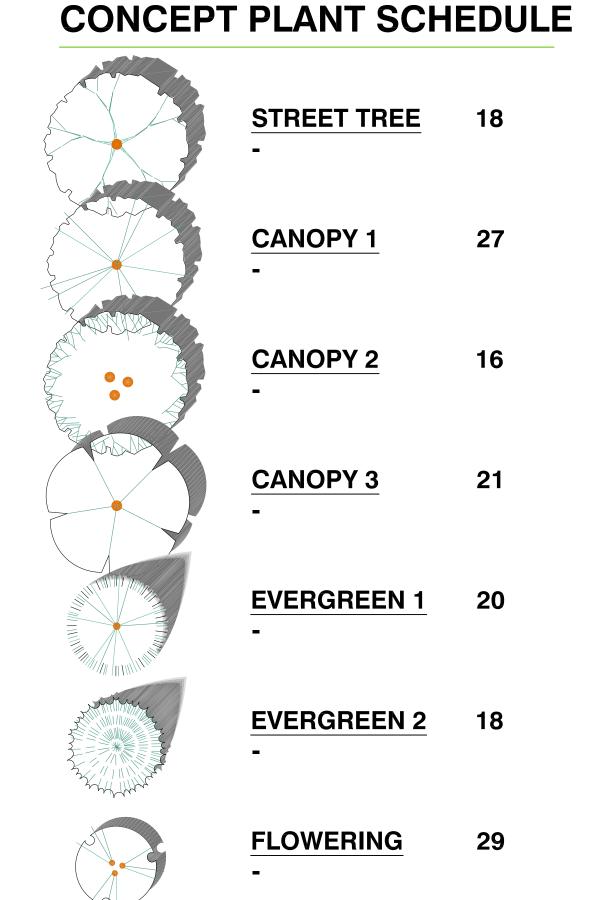






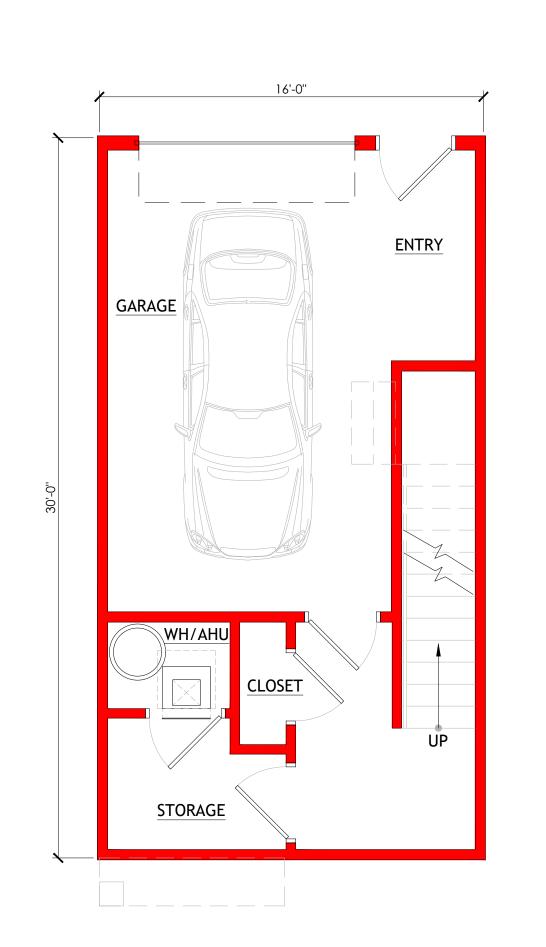


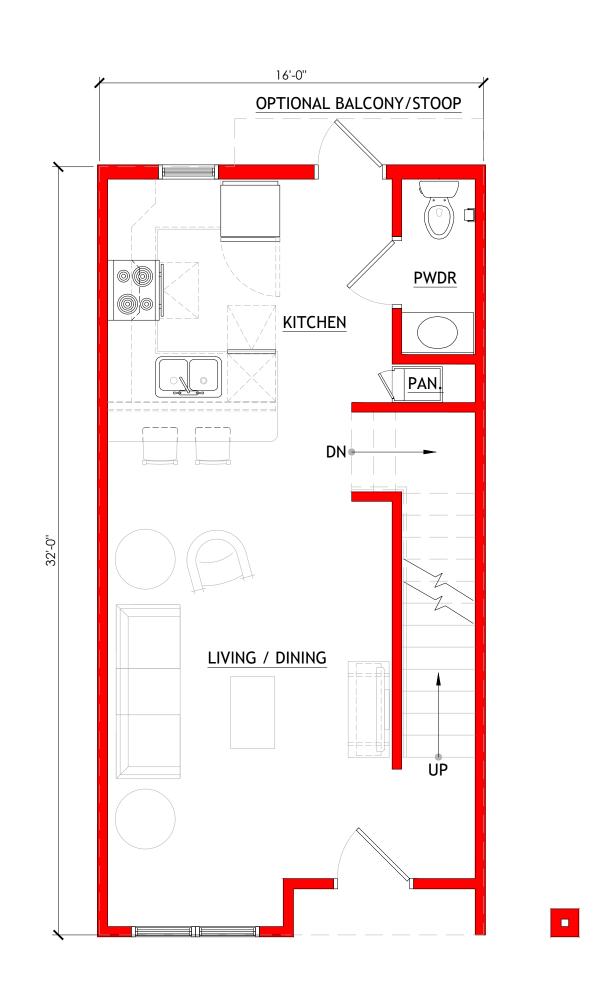


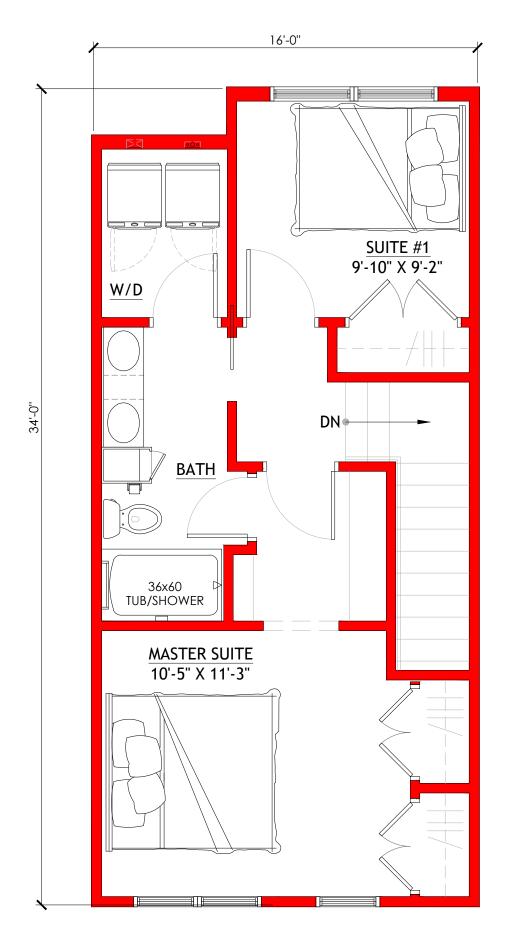


1310 N. MAIN Concept Landscape Blacksburg, VA







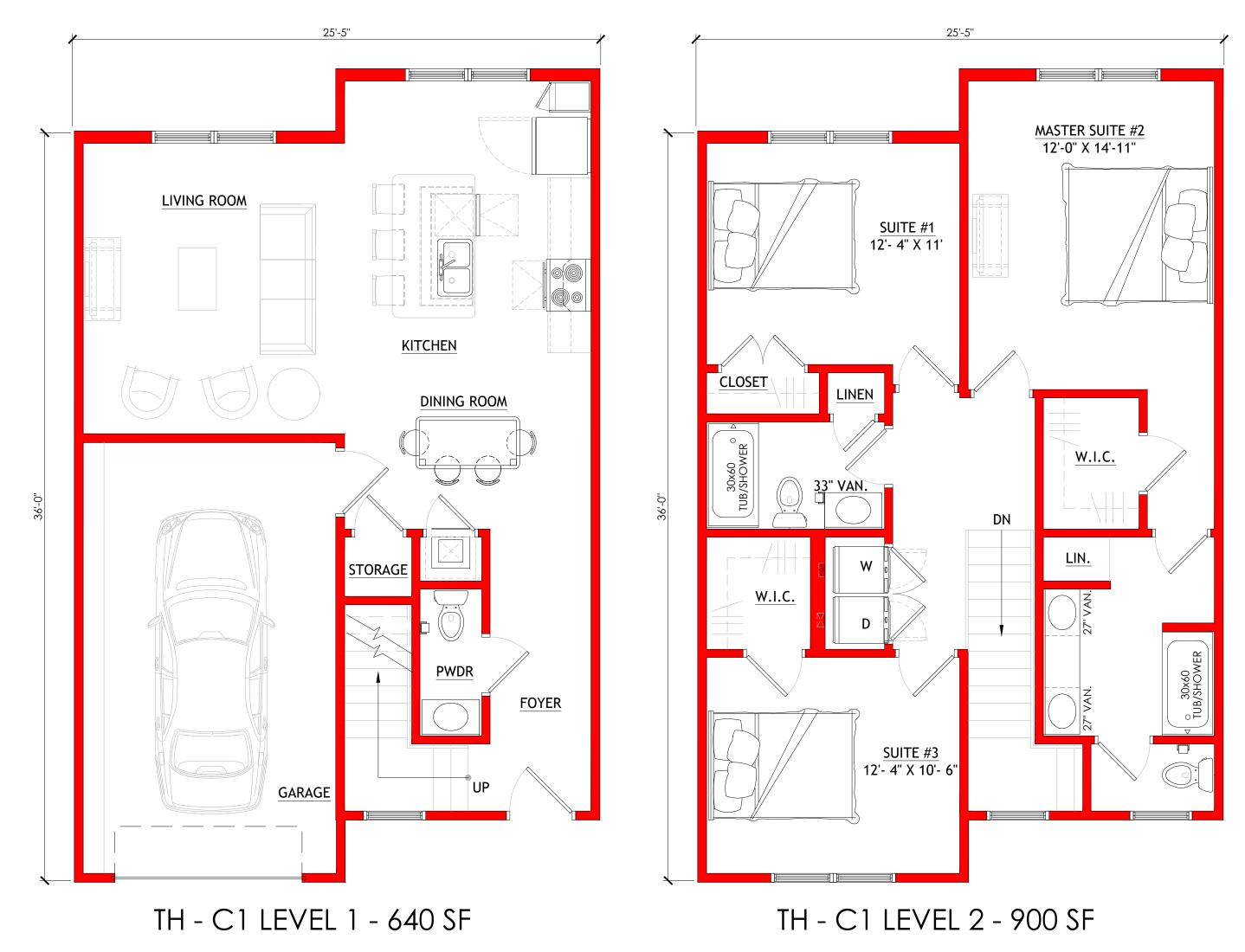


TH - B LEVEL 1 - 205 SF

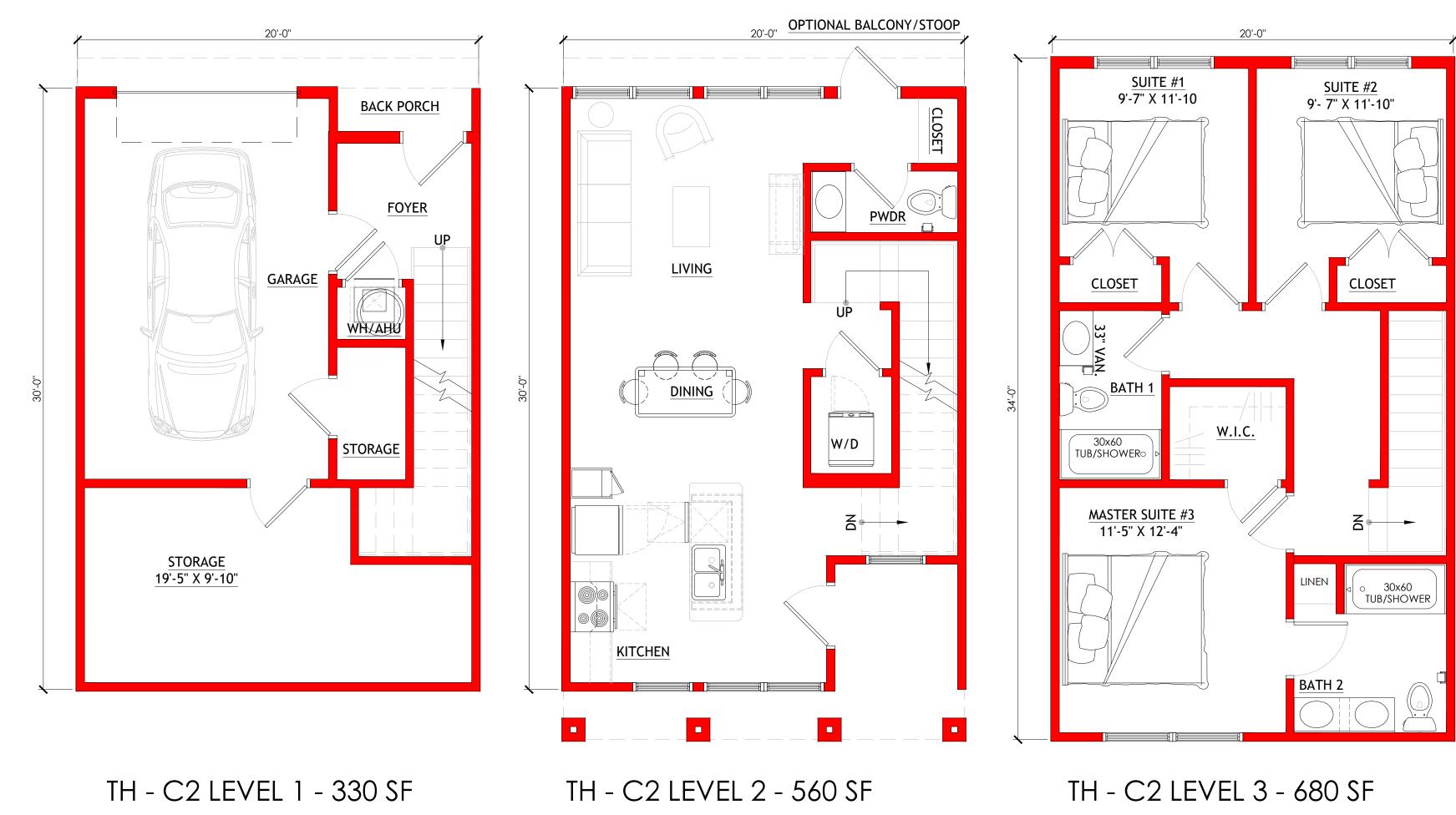
TH - B LEVEL 2 - 500 SF

TH - B LEVEL 3 - 530 SF

2 BEDROOM TOWNHOME UNIT - 1235 SF



3 BEDROOM TOWNHOME UNIT - 1540 SF

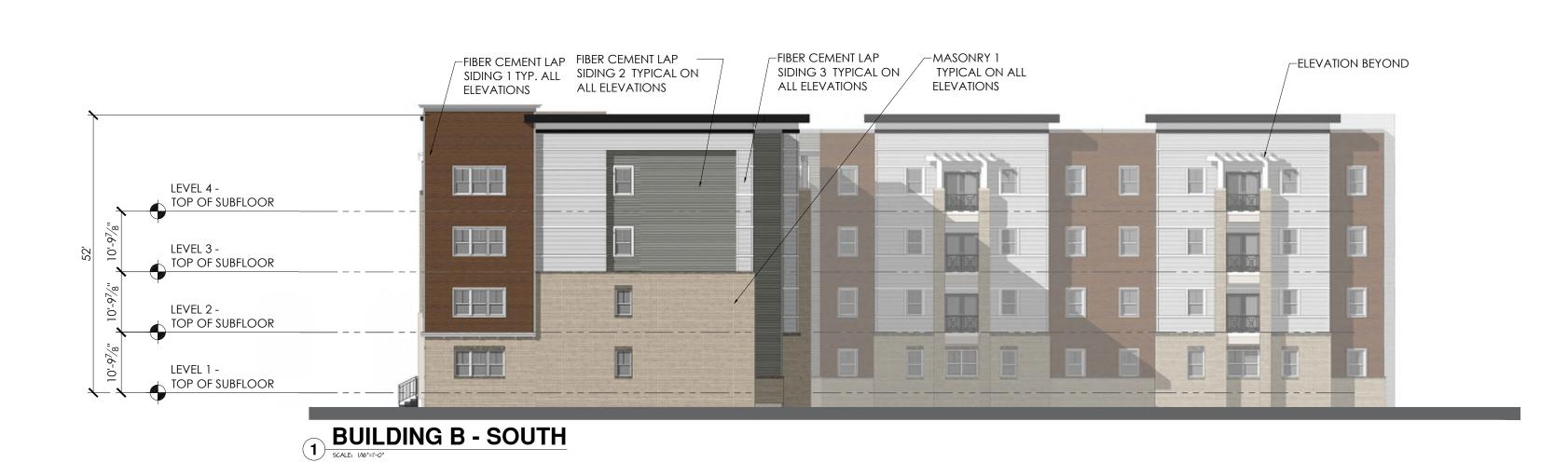


3 BEDROOM TOWNHOME UNIT - 1570 SF



















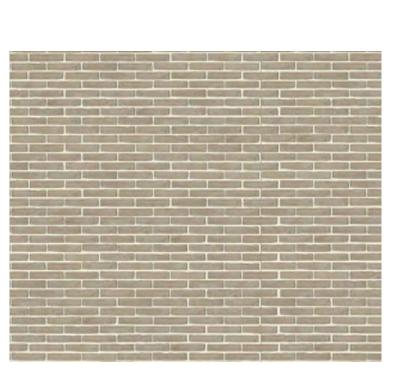


FIBER CEMENT LAP SIDING 1



FIBER CEMENT LAP SIDING 2





MASONRY 1



BSB

DESIGN

BSBDESIGN.COM

MASONRY 2

1310 N. MAIN Site Concept
Blacksburg, VA



BUILDING C - SOUTH



BUILDING C - NORTHSCALE: 1/6'=1'-0'



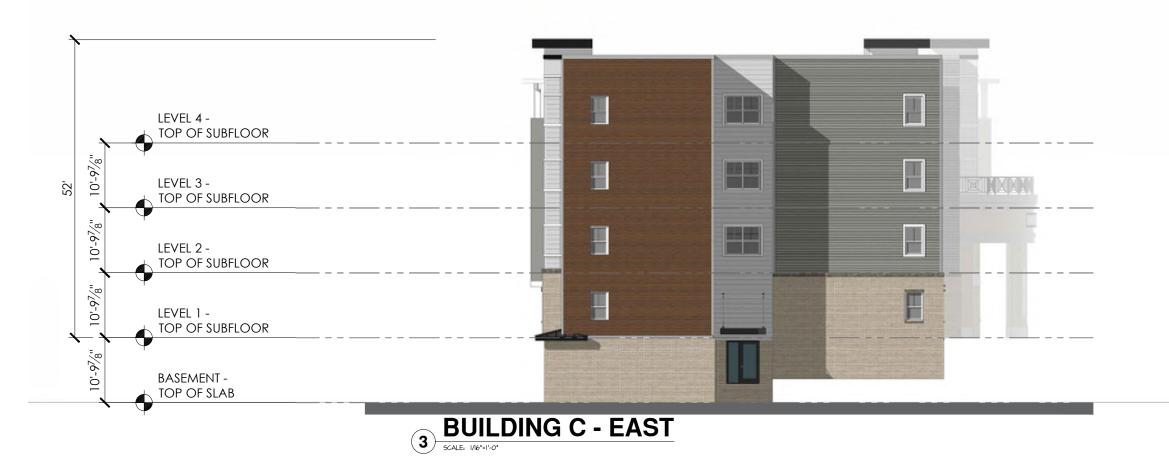
TOWNHOME BUILDING D - SOUTH

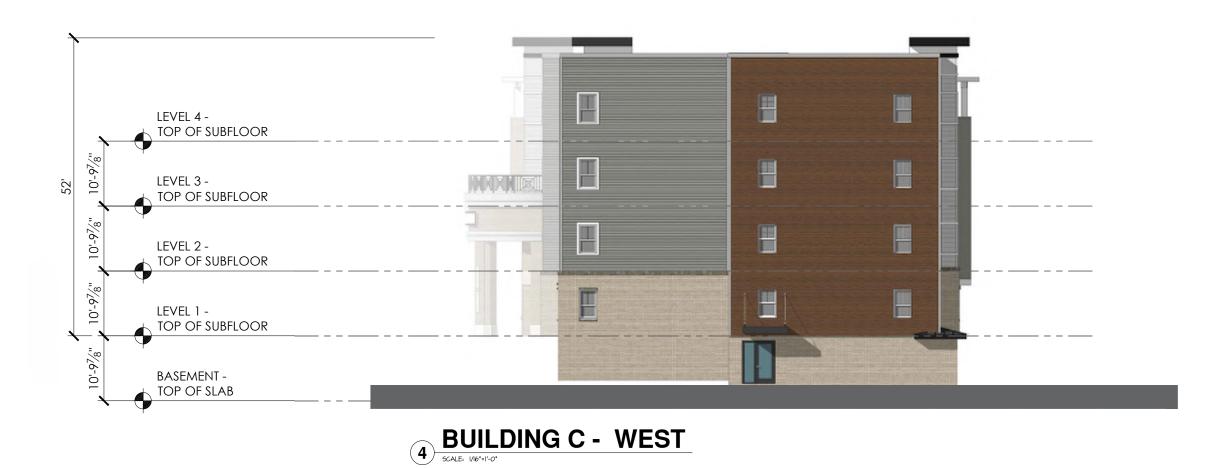
SCALE: 1/16*=1*-0*



TOWNHOME BUILDING D - NORTH

Scale: 1/16'=1'-0'



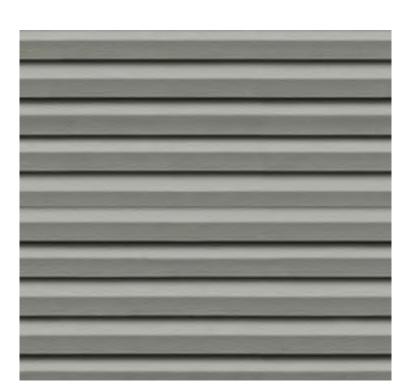








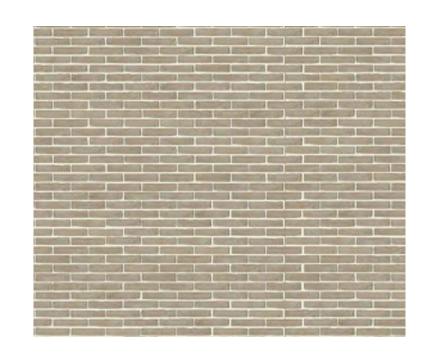
FIBER CEMENT LAP SIDING 1



FIBER CEMENT LAP SIDING 2



FIBER CEMENT LAP SIDING 3



MASONRY 1



MASONRY 2

1310 N. MAIN Site Concept
Blacksburg, VA

BSBDESIGN.COM



























MONUMENT SIGNAGE TYPICAL



SIGNANGE BLD. A



COMMERCIAL SIGNAGE FRAME TYP.



BUILDING C - NORTH



BUILDING A - NORTH EAST



SITE ENTRY OFF N MAIN STREET - BUILDING A /C - NORTH



BUILDING C - SOUTH WEST



GILES ROAD - TOWNHOME BUILDING D - SOUTH



TOWNHOME BUILDING D - NORTH

